

BLOCK 180 LOT 1
IN OR 1829/1753
CITY OF FDNA BEACH

MIRSCHER ARLENE L
506 DATE STREET
FERNANDINA BEACH, FL 32034

2025

00-00-31-1800-0180-0011

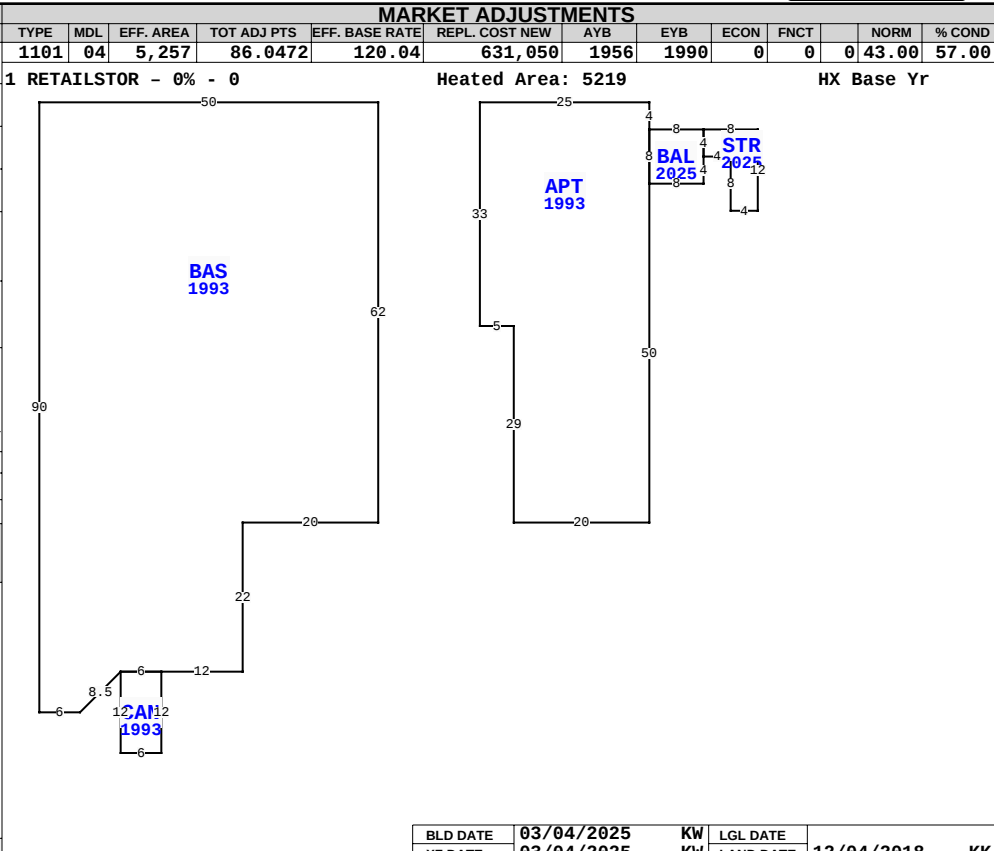


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 80
Exterior Wall	05	AVERAGE 20
Roof Structur	04	WOOD TRUSS 100
Roof Cover	04	BUILT-UP 60
Roof Cover	03	COMP SHNGL 40
Interior Wall	04	PLYWOOD 80
Interior Wall	05	DRYWALL 20
Interior Floo	03	CONC FINSH 60
Interior Floo	14	CARPET 40
Ceiling	03	PART.FIN. 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Fixtures	10	100
Frame	03	MASONRY 100
Story Height	10	100
RMS	13	100
Stories	2.	2. 100
Units	0	100
QUANTITY	02	QUANTITY 1000 03
DOR CODE	1200	STORE/OFFICE/RESID
MAP NUM		MKT AREA
NEIGHBORHOOD/LOC	1095.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
APT	1,405	100	1993	1,405	96,134
BAL	64	15	2025	10	684
BAS	3,814	100	1993	3,814	260,965
CAN	72	30	1993	22	1,505
STR	64	10	2025	6	410
TOTALS	5,419			5,257	359,698

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0811	CONCRETE B	0	0	38	19	722.00	SF	5.20	5.20	
2	0810	CONCRETE A	0	0	9	17	153.00	SF	6.50	6.50	
7	0402	CONC BUMPE	0	0	0	0	1.00	UT	25.00	25.00	
8	0803	ASPHALT C	0	0	84	44	3,696.00	SF	2.00	2.00	
9	0855	CONC PAVER	0	0	12	4	48.00	SF	10.00	10.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	001200	C	STORE COMB	0	0003	MU-8	50.00	100.00	10,000.00	SF	



BLD DATE	03/04/2025	KW	LGL DATE	
XF DATE	03/04/2025	KW	LAND DATE	12/04/2018
INC DATE			AG DATE	KK

1104 S 8TH ST, FERNANDINA BEACH

NASSAU COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY		STANDARD	
VALUATION BY	Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE			359,698
TOTAL MARKET OB/XF VALUE			5,812
TOTAL LAND VALUE - MARKET			110,000
TOTAL MARKET VALUE			475,510
SOH/AGL Deduction			71,235
ASSESSED VALUE			404,275
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			404,275
TOTAL JUST VALUE			475,510
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			439,497

3/25KW: NEW SIGNAGE: SAX & BLUE (PR SOCIAL MEDIA-			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
20051581	FOUNDATION	1,000	04/14/2005
20051083	REMODEL	1,000	01/20/2005
20042362	MECH OTHER	3,000	12/14/2004
20042266	SIGN	700	12/06/2004
20042249	REMODEL	1,000	12/02/2004
20041969	REMODEL	1,000	10/25/2004

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD
1829/1753	11/30/2012	WD	Q	I	01
GRANTOR: LEEPER WILLIAM H & EM					
GRANTEE: MIRSCHER ARLENE L					
1800/0164	4/01/2012	WD	U	I	11
GRANTOR: LEEPO INC					
GRANTEE: LEEPER WILLIAM H &					

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=1993;ORIG=0,0] W50 S90 E6 U6R6 E6 E12 N22 E20 N62 \$											
APT=[YR=1993;ORIG=15,0] E25 S4 S8 S50 W20 N29 W5 N33 \$											
CAN=[YR=1993;ORIG=-38,84] S12 E6 N12 W6 \$											
PTR=[ORIG=0,0] E15 W15 \$											
BAL=[YR=2025;ORIG=40,4] E8 S4 S4 W8 N8 \$											
STR=[YR=2025;ORIG=48,4] E8 S12 W4 N8 W4 N4 \$											